File #200380033

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of March, 2003.

Notary Public

MY COMMISSION EXPIRES: 1/29/05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 100 Hazel Path, Lexington Bldg., Suite A, Hendersonville, TN 37075

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian Kimbro and wife, Erica Kimbro	National Bank of Commerce	Map: 90-8-157
(NAME) 6307 Franklin Street	(NAME) P. O. Box 3660 OC-26	Parcel:
(ADDRESS) Nashville TN 37209	(ADDRESS) Durham, NC 27702	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, JOEY D. SIMMONS AND DONNA SKINNER, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto BRIAN KIMBRO AND WIFE, ERICA KIMBRO, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being all of Lot No. 24, on the Plan of Gailey Wood Subdivision, as shown by plat appearing of record in Plat Book 2663, Page 123, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Joey D. Simmons and Donna Skinner as joint tenants with rights of survivorship by Warranty Deed of record in Book 6532, Page 355, said Register's Office.

This conveyance is subject to the following:
Declaration of Covenants Conditions and Restrictions of record in Book 2882, Page 133; Book 2921, Page 83 and, any and all matters as shown on plat of record in Plat Book 2663, Page 123; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 6307 Franklin Street, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and Grantors covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 17th day of March, 2003.

Joey D. Simmons

Donna Skinner

Davidson County DEEDWARR
Recvd: 03/19/03 12:17 2pgs
Fees:13.00 Taxes:164.85
20030319-0036421

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Joey D. Simmons and Donna Skinner who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 17th day of March, 2003.

Kimberly A. Boaz

Notary Public

My Commission Expires: 1-29-05



(SEAL)

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
100 Hazel Path, Lexington Bldg., Suite A
Hendersonville, TN 37075